

United States Department of the Interior
National Park Service

NATIONAL REGISTER OF HISTORIC PLACES REGISTRATION FORM

1. Name of Property

historic name: Parberry Block East

other name/site number: Parberry Brick Block; Parberry Brick Building; McDonald & Armitage, Coad & McDonald Store, Wilts Bros. Building, The Edwards, Library, The Western Building, The Scoop, , Parberry East

2. Location

street & number: 18 - 20 East Main Street

not for publication: n/a

city/town: White Sulphur Springs

vicinity: n/a

state: Montana

code: MT

county: Meagher

code: 059

zip code: 59645

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act of 1986, as amended, I hereby certify that this ☒ nomination ☐ request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60. In my opinion, the property ☒ meets ☐ does not meet the National Register Criteria. I recommend that this property be considered significant ☐ nationally ☐ statewide ☒ locally.

Signature of certifying official/Title

Date

Montana State Historic Preservation Office

State or Federal agency or bureau

(☐ See continuation sheet for additional comments.)

In my opinion, the property ☐ meets ☐ does not meet the National Register criteria.

Signature of commenting or other official

Date

State or Federal agency and bureau

4. National Park Service Certification

I, hereby certify that this property is:

☐ entered in the National Register

☐ see continuation sheet

☐ determined eligible for the National Register

☐ see continuation sheet

☐ determined not eligible for the National Register

☐ see continuation sheet

☐ removed from the National Register

☐ see continuation sheet

☐ other (explain):

Signature of the Keeper

Date of Action

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5. Classification

Ownership of Property:	Private	Number of Resources within Property	
Category of Property:	Building	Contributing	Noncontributing
Number of contributing resources previously listed in the National Register:	n/a	<u>1</u>	<u>0</u> buildings
		<u>0</u>	<u>0</u> sites
Name of related multiple property listing:	n/a	<u>0</u>	<u>0</u> structures
		<u>0</u>	<u>0</u> objects
		<u>1</u>	<u>0</u> Total

6. Function or Use

Historic Functions:

COMMERCE/TRADE/business
COMMERCE/TRADE/specialty store
COMMERCE/TRADE/professional offices
SOCIAL/meeting hall
EDUCATION/library
HEALTH CARE/doctor's office
DOMESTIC/multi-family dwelling

Current Functions:

WORK IN PROGRESS
SOCIAL/meeting hall
COMMERCE/TRADE/business
COMMERCE/TRADE/specialty store
COMMERCE/TRADE/professional offices
INDUSTRY/PROCESSING/EXTRACTION/energy facility

7. Description

Architectural Classification:

OTHER: Western Commercial
LATE VICTORIAN/Romanesque/Romanesque Revival

Materials:

foundation: STONE
walls: BRICK
roof: METAL steel/rolled roofing
other: SANDSTONE/IRON

Narrative Description

The building being nominated, "Parberry Block East", is a two-story, rectangular, brick building, approximately 40' by 80', which presents two storefronts spaces and second-story rooms, over a full basement. It was completed in the latter half of 1891. The Romanesque Revival building is situated on the south side of East Main Street in White Sulphur Springs, Montana, in the main commercial district, between South Central Avenue and Southeast First Avenue. Large plate-glass windows and centered entry doors, placed within cast iron frames, dominate the first-story storefronts. Sandstone capitals and lintels, together with a sandstone belt course, highlight the north (street-front) elevation at the second story. A central, narrow, slightly protruding bay at the center of the north elevation features a pressed-iron pediment. Arched windows, a corbelled brick belt courses and cornices, and pilasters with small pedimented capitals are representative of the Romanesque Revival style.

North elevation: - Street Façade

The "Parberry East's" north (street-front) elevation features four brick pilasters, capped at each story with decorative brick coursing and rough-faced sandstone blocks that divide the elevation into a narrow central bay flanked by single, wider bays. Each storefront contains cast-iron lintels, each highlighted with four, evenly-spaced, decorative rosettes. Above these lintels across the first and second story junction, a corbelled brick cornice further defines the division between the storefront level and the rooms/office space above.

(see continuation sheet: Section number 7 - Description of Resources)

8. Statement of Significance

Applicable National Register Criteria: A, C

Criteria Considerations (Exceptions): n/a

Significant Person(s): n/a

Cultural Affiliation: n/a

Areas of Significance: ARCHITECTURE, COMMERCE;
COMMUNITY PLANNING AND DEVELOPMENT

Period(s) of Significance: 1891 -1959

Significant Dates: construction 1891

Architect/Builder: Unknown

Narrative Statement of Significance

Dr. William Parberry, one of the founders of White Sulphur Springs, constructed Parberry Block East in 1891 during a time of optimism and heady commercial development in the town and across the state. Parberry's investment signaled an unflagging belief in the continued growth and success of the locality, and added substantially to the built environment. Through the twentieth century, it continued to serve as an important part of the commercial environment. For these reasons, it is eligible under Criterion A. The Parberry Block East gains additional significance under Criterion C. It is a fine example of Western Commercial architecture with Late Victorian Romanesque Revival Style details.

Founding of White Sulphur Springs, Montana

Along the valley floor, omens still go on. The South Fork of the Smith River turns out to be little more than a creek named by an optimist. Or, rather, some frontier diplomat, for as an early newspaperman explained in exactly the poetry the pawky little flow deserved, the naming took the notice of a politician in the era of the Lewis and Clark expedition – *Secretary Smith of the Navy Department/the most progressive member of Jefferson's cabinet/...thus the great statesman, the expedition giver/is honored for all time in the name of "Smith River."* The overnamed subject of all that merely worms its way across the valley, generally kinking up three times the distance for every mile it flows and delivering all along the way more willow thickets and mud-browed banks than actual water. On the other hand, the water that is missing from the actual streambed may arrive in some surprise gush somewhere else. A hot mineral pool erupting at an unnotable point in the valley gave the name to the county seat which built up around the steaming boil, White Sulphur Springs.¹

The town of White Sulphur Springs is located at the head of the Smith River Valley in Meagher County at the white encrusted sulphur springs that gave the town its name. These springs were well known to Indian people of the area and were used regularly by a half dozen different tribes prior to their development by prospector James Scott Brewer in the spring of 1866. When he arrived, James Brewer's first cabin in the Smith River Valley, at the spot called Trinity Springs and later Brewer's Springs, was the only house on the east side of the Belt Mountain Range or east of mining boom town of Diamond City. A few years later, the U.S. Army constructed Fort Logan in the nearby Big Belt Mountains to protect miners coming into the area.

By 1872, the developed springs included a bathhouse with three single bath rooms as well as a twelve-foot square plunge. "Baths cost 75 cents-whiskey was extra. The hotel a short distance to the north was made up of a cluster of individual cabins, all constructed of logs with sod roofs."² In 1875, the Helena Carroll Road opened, and Brewer's Springs became a stopping place along the route.³ Guests came from the Missouri Valley, Helena, Fort Benton and Camp Baker. Later, H. B. Brainard managed the springs for Brewer, and owned a partial interest in the enterprise.

See Continuation Sheet: Section Number 8 - Statement of Significance

¹ Ivan Doig, *This House of Sky*, (New York: Harcourt, 1978, 1992), p. 21.

² Lee Rostad, "White Sulphur Springs," *Montana Magazine*, November/December 2003, <http://www.montanamagazine.com/0306/40weekender.html>.

³ "The Carroll Trail was a wagon road in Montana used to ship freight from Carroll Landing on the Missouri River to Helena, Montana and the Montana gold fields. The Carroll Trail was established by the merchants of Helena to serve as a freight wagon route between Helena and a suitable steamboat landing on the Missouri River. They wanted a third alternative to the two principal routes already in existence -- the Helena-Fort Benton Wagon Road and the wagon road that went past Virginia City and ended at Corinne, Utah. Both existing routes had problems of high cost and poor reliability. ...Freight shipping with minimum cost and maximum reliability was very important to the merchants of Helena who were a main source of supplies for the gold fields of central Montana." Steve F. Russell, "The Carroll Trail 1875," Historic Trails Research, Ames, Iowa, 2002, <http://www.historic-trails.com/H-trails/Carroll-1875/Carroll-Intro.pdf>.

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9. Major Bibliographic References

(see continuation sheet Section Number 9 - Bibliography)

Previous documentation on file (NPS): N/A

☐ preliminary determination of individual listing (36 CFR 67) has been requested
☐ previously listed in the National Register
☐ previously determined eligible by the National Register
☐ designated a National Historic Landmark
☐ recorded by Historic American Buildings Survey # _____
☐ recorded by Historic American Engineering Record # _____

Primary Location of Additional Data: N/A

☐ State Historic Preservation Office
☐ Other State agency
☐ Federal agency
☐ Local government
☐ University
☐ Other
Specify Repository:

10. Geographical Data

Acreage of Property: less than one

UTM References:	Zone	Easting	Northing	(NAD27)
	12	507528	5154726	

Legal Location (Township, Range & Section(s)): NW ¼ NW ¼ NE ¼ section 18, T9N, R7E

Verbal Boundary Description

East 42.1' of Lots3 of Block 18, White Sulphur Springs Original Townsite.[aka Parberry Townsite]

Boundary Justification

The boundary is drawn, according to legally recorded lines, to include the property historically associated with the "Parberry East" building.

(see continuation sheet: Section number 10 - Site Maps)

11. Form Prepared By

name/title: Rich Noonan - Architect [Crazy Mountain LineWorks]
organization: Missouri Headwaters Preservation Trust **date:** 11 December 2007
street & number: 115 West Cleveland **telephone:** 406 579 6965
city or town: Bozeman **state:** MT **zip code:** 59715

Property Owner

name/title: Brick&Brains, LLC
street & number: POB 160722 **telephone:** 406 579-6965
city or town: Big Sky **state:** MT **zip code:** 59716

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Description of Resources, [continued]

The west storefront which is the original design and materials features a centered entry flanked by large, two-light display windows. Three wooden steps lead to the recessed, one-light, six- panel door. A tall, one-light transom fills the space above the door and below the iron lintel. Wood-framed walls support the display windows from the sidewalk level. The central bay of the north elevation is narrow, and at the first story contains a multi-paneled wood door below a tall one-light transom.

The east storefront, between the eastern two pilasters on the first story, contains two different modifications: an awning over the side walk, constructed in 1994 or 1995 and an altered storefront, constructed prior to 1980. In the pre-1980 modification the original cast iron storefront across the first floor portion of its primary elevation (façade) has been removed and replaced with a design and materials that mimic the original storefront. The centered concrete steps lead to a wood, one-light entry door. Two-light display windows flank the door on each side, with the panes to the center canted from the entry to the front of the building matching the buildings original plan. Brick half-walls fill the space below the windows replacing the original wooden part of the original storefront. Above the windows, vertically-placed T-111 siding covers the original clearstory space below the iron lintel. It is reported that the original clearstory lights on the eastern storefront have been removed to affix the T-111 siding.

The awning addition of 1994 or 1995 features a rolled metal shed-roofed awning across the sidewalk, supported by a six-by-six wood beam on four, bracketed, eight inch round lumber posts. The awning attaches to the building just above the remodeled windows and below the original clearstory. The ledger and rafters are exposed to the sidewalk.

The second story features five one-over-one, wood-framed, original, double-hung windows: three across the east bay, one at the center, and two more spaced across the west bay. A narrow, smooth-faced, sandstone belt course forms the sill for each of these windows, and above, a rough-cut granite course between the east and west pilasters forms the lintels. Round arches, formed by two soldiered courses of brick, define the individual window openings. Intricately carved stone panels fill the space within each arch. The arch within the central bay has a large sandstone keystone. Above the keystone, limited to the central bay, is a narrow sandstone course, topped by decorative brickwork that forms a corbelled cap flanked by single recessed crosses. The west and east bays both feature a corbelled brick cornice below the parapet wall. The parapet wall surrounds the building on the north, west, and east elevations, features decorative brickwork capped by pressed iron. Each pilaster is capped with a pressed iron, pedimented capital. The capitals feature pairs of small columns. Telephone wire insulators are on all the exposed facades from the days when the building housed the community's telephone exchange.

East elevation: - alley facade

The east stepped parapet wall elevation, features decorative brickwork capped by pressed iron. There are ten original one-over-one double hung wood framed windows on the second floor. The first floor has four original wood framed single light windows. These windows are currently covered in T-111 plywood but they are intact with many broken glass panes. The windows have a brick Jack Arch lintel above each window and a brick masonry sill. The Jack Arch lintel is made from alternating brick soldiers and rowlocks. The sill is made from a course of brick stretchers supporting a course of headers. There is a door opening in the south end of the wall. It too has a Jack Arch lintel. Approximately 15% of the exposed brick walls are in need of tuck-pointing, while the remainder of the wall would benefit from being tuck-pointed.

There are three painted signs on the east wall: a Levi sign, circa 1900, is on the street level: along the front corner is a vertical boxed sign enclosing the word "CLOTHING"; and a former proprietor's sign, "WILTSE BROS." along the top of the wall. The Wiltse Brothers, George E. and Jesse A., are listed in the R. L. Polk Montana Gazetteer and Business Directory for 1898, pg 1993 as a retailer of men's furnishings. These signs are well aged and are fairly easy to read.

South elevation: - rear yard facade

The south wall is the most modified wall. It is about twenty feet short of the south property line which is encroached upon by the building of the southern landholder on lots #7 & 8. The original brick masonry is now covered in stucco and the date of this project is unknown at this time. The original windows, two on the ground floor and four on the second floor, have been covered over in stucco along with the entire façade. They can easily be seen in the cold joints of the stucco application. On the ground floor for the western retail space there is an operational original four panel, with two lights, wooden door, it is covered in plywood. On the second floor

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there is another operational original four panel, with two lights, wooden door, it is covered in plywood. Over the years many various utility connections have been made through the south wall and the penetrations can be seen on the wall.

West wall: - common wall

The west wall is a common wall with the building to the west. It is only visible from the south or the roof where the brick masonry parapet of the western structure extends beyond the "Parberry East" roof, up to the roof of the adjoining Parberry Building. The adjoining roof's single ply membrane caps the common parapet.

Roof:

The parapet wall surrounds the building on the north and east elevations, features decorative brickwork copped by pressed iron. There is an original skylight that needs to be restored to bring natural light to the center of the second floor. The roof is in good condition and gently slopes to the south with one gutter and downspout.

RearYard:

The Parberry Building is situated on lot #4 and extends 2.97 feet into lot #3, "Parberry East" is sited on the remainder of lot #3. Both buildings are about twenty feet short of the south property line which is encroached upon by the building of the southern landholder on lots #7 & 8. The rear yard for "Parberry East" is a filled in ramp to the basement of the building. From inside the basement one can see the original windows and possible doorway, in the stone foundation.

Floor plans:

"Parberry East" is a two story building with a full basement. The first floor is divided into two retail spaces both fronting East Main Street. Between the storefronts is a stairway to the second floor where there are six rooms on either side of the central hallway. In the middle of the floor is a skylight that is currently closed off. Originally it illuminated the widened portion of the central hall, adjacent to the original bathroom, with natural light. All the hall doors are four panel with an obscured glass panel in the top half of the door with a transom light to make use of the natural light in the hall. The stone foundation is divided into two spaces underneath the west wall of the stairs to the second floor. From inside the basement one can see the original windows and possible doorway to the back (south) of the building.

Original owner

Dr William Parberry is the original owner and developer of the "Parberry East" building. The building stayed in his or his heirs possession until 1910. The building is adjacent to his first East Main Street Property, to the west of this structure, which he built shortly after platting the original township.

Summary

The "Parberry East" building is in good structural condition and retains a high degree of integrity. Its location, setting, feeling and associations with the commercial development of White Sulphur Springs are clear. There are a few past minor water penetration points in the roof/parapet interface. The water has caused some interior damage but the damage can be repaired. In the past, water penetration was an issue but it has been mitigated for the most part. Although the eastern portion of the storefront's exterior has undergone moderate alterations during the modern period; the building still conveys its significant historic and architectural associations. Its integrity of location, setting, feeling, and association are intact. Its design and materials are slightly modified, but only across a small portion of its primary elevation (façade). The workmanship is still apparent and sufficient to have it read as a historic and architecturally important representation of the Romanesque Revival style.

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Brewer's Springs became White Sulphur Springs when the post office was established in 1876. That year, Brainard sold his half-interest in the springs to Dr. William Parberry, and Brewer did the same in June 1877. The *Helena Herald* reported: “

White Sulphur Springs, on the north fork of the Smith River, Meagher County, is now the sole property of Dr. William Parberry, he having recently purchased the one-half interest of H.B. Brainard. Mr. and Mrs. Brainard, the popular host and hostess of the Springs for the last three years will vacate the property next month...Dr. Parberry and wife will locate at the Springs and invalids seeking this health-giving resort can rely upon the best medical advice and treatment.⁴

Dr. Parberry was born in 1833 in Bourbon County, Kentucky. Soon after, his family moved on to Missouri. Parberry became a teacher at Jefferson City, and went on to get his medical degree from Philadelphia's Jefferson Medical College. He came to Diamond City, then the Meagher County seat, in 1865. There he both prospected and maintained a medical practice. Through his many mining investments he was able to purchase the springs.⁵ He quickly replaced Brewer's log cabin with a large brick hotel and began promoting the springs. Parberry and Robert Sutherlin, who relocated his newspaper at the resort, platted the White Sulphur Springs townsite in 1878. They were not the only entrepreneurs in the locality, however, and soon were embroiled in a confrontation with Jonas Higgins, who owned the land immediately east. Local historian Lee Rostad explains:

[Parberry] decided his business probably would be enhanced if the main street ran between his hotel and the springs. He apparently neglected to consider that Jonas Higgins, from Diamond City, already had built his general store along the main road. Parberry put in a corduroy road, had the land surveyed, platted, and presented to the county commissioners for approval. It was accepted and became the original townsite, leaving Jonas Higgins's store stranded about 150 feet from the main street.

This, naturally, infuriated Mr. Higgins, who proceeded to survey and plat his own property. He presented that to the county commissioners, who accepted and filed this additional townsite. The *Rocky Mountain Husbandman* commented dryly: *Had they had a vestige of business judgment or vision, they would have rejected Higgins' plat, but they were not business men. They were three old ranchers, friends of both Parberry and Higgins, reluctant to take sides ... in what seemed to them only a personal quarrel.*

This battle of real estate was evident for sixty years, when people going through town were obliged to drive around the Higgins Hotel that extended twelve feet into the street—on Higgins's plat, not Parberry's. The state finally resolved the problem when a new highway forced the destruction of the hotel.⁶

By 1880, White Sulphur Springs replaced Diamond City as the county seat. The town and its resort industry boomed for a period. In addition to the resort and civic services, the town benefitted as a trade center for the surrounding mining districts of Smith River, Neihart, Castle Mountains, and Beaver Creek. The high valley also filled with cattle and sheep ranches.

Parberry began investing in the town and by 1883 constructed the first “Parberry Block” on the corner of Main and Third Streets. It housed the First National Bank where Parberry became president, as well as the Masonic Hall of which he was a member. The town continued to prosper under the guidance of the Parberry, who was influential in politics, serving a member of the territorial council in 1879, as well as to the constitutional convention. Locally, he was assessor, county treasurer, and county commissioner. His influence expanded when he was named to the first state legislature on October 1, 1889.⁷

When Parberry constructed the “Parberry Block East” in 1891, the mining industry in the surrounding areas was reaching its zenith. Large stock companies also prospered in the Valley, as testified by B. R. Sherman's residence, his 1891 “Stone Castle” which still stands in the town (NR Listed 1977). The town had grown to 640 people. Parberry's choice of Romanesque Revival design complemented the 1883 Parberry Block, and added substantially to the community's built environment. Because masonry

⁴ A.J. Fisk, *Helena Herald*, 1877, as quoted in the *Great Falls Tribune*, February 17, 1935.

⁵ *Progressive Men of Montana* (Chicago: A.W. Bowen & Co., 1901), pp. 1176-1177; Deed Book F, pp 162-163, Clerk & Recorder's Office, Meagher County, White Sulphur Springs, Montana

⁶ Rostad, “White Sulphur Springs,” *Montana Magazine*.

⁷ *Progressive Men of Montana*, p. 1176.

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construction is inherently more expensive and requires laborers skilled in their craft, the brick edifice signaled a continuing optimism and sense of permanence in the community, as log and wood frame buildings were replaced with more substantial commercial blocks. In the building, brothers George and Jesse Wiltze soon opened a clothing store. Their painted sign is still visible on the east elevation.

The town's commercial enterprises grew until 1893, when the panic of that year brought about a shutdown of many of the area's mines, including most of the silver mines. The loss of the mines resulted in the difficulties for both the resort and community that relied upon their trade. After the panic, the community of White Sulphur Springs and some of the mining enterprises held on, but developed slowly through the years. Despite its position as county seat, the transcontinental railroads bypassed the town, leaving it relatively isolated. By 1900, the town's population had dropped to 446. The resort business hung on until 1902, when Dr. Parberry died. At that time, the Conrad-Stanford Company of Helena purchased the resort as part of the purchase of the assets of the Merchants National Bank of White Sulphur Springs. The doctor's widow, Matilda, kept the Parberry Block East building in her ownership, but the Wiltze brothers sold their clothing store during this period to Fred McDonald. McDonald and his partner began their business as McDonalds and Armatages.

Matilda died in 1909, and the building passed down to her nieces, who sold it by 1910. Both William and Matilda Parberry died before a railroad finally arrived at White Sulphur Springs. After 1910, more homesteaders began to arrive and a railroad spur brought relative prosperity back to the area.

John Ringling, of the Ringling Brothers circus empire, purchased ranchland in the valley, as well as the large Parberry residence in town. Ringling also financed a railroad line, the White Sulphur Springs and Yellowstone Park Railroad, between White Sulphur Springs and Dorsey, a stop along the Milwaukee Road twenty miles south.

*John's railroad may be only twenty miles long, but its just as wide as any man's railroad, the other Ringling brothers joshed, but John Ringling was serious as any squire about his sagebrush empire. He held to his investments in the valley for a quarter of a century, and the valley people talked casually about the Ringling family, as if they were neighbors who happened to come into a bit more flash and fortune than anyone else.*⁸

After the mines closed, timber became the area's driving economic force. Pulpwood traveled out of the area by rail in the early twentieth century and lumber followed in the second half of the century. Dryland farming and the development of sheep and cattle ranches were the mainstay of agricultural development. While some ranchers had difficulty succeeding in the business, others such as the Bair family and B. R. Sherman achieved great wealth. The town's population rose to 574 in 1920, and amenities came to town, including telephone service. Beginning in May 1911, the telephone office ran out of the second floor of the Parberry Block East building. John Coad retained the local grocery store in the building's west storefront. In the 1920s Ringling envisioned a spa style retreat in the town based around the hot springs.⁹ In 1929, Ringling's wife Mabel died, and shortly after, the Stock Market Crash and ensuing depression took nearly all his fortune, including his Montana dreams.

McDonalds and Armatages clothing store in the east storefront of Parberry Block East also closed in 1929. That year, McDonald sold the business to Art Watson, who changed the name to Watson Toggery. Art's brother, Rob Watson, bought him out in 1931. Like most Montana towns, the population of White Sulphur Springs remained steady through the 1920s and rose through 1930s, despite the drought and agricultural downturn that drained the surrounding homesteads. There were 858 residents in 1940. Improved climate conditions and economic upswing during and after the World War II era helped the town rise from the Depression.

In 1946, Watson's clothing store came under the management of Jim Ross, who named it Ross Dry Goods. In 1952 Rob Watson sold it to Black and Betty Heffner, who sold it again, as Western Clothing, to the Dempseys in 1959. Coad retained his grocery store for decades, but sold to Russell Edwards in 1948. Just four years later, in 1952, Edwards moved the grocery to a larger building, leaving the west storefront vacant. The space remained empty until the late 50s when the county library for a brief time.¹⁰ The upstairs spaces housed a variety of professional service offices as well as residential rooms.

⁸ Doig, p. 47.

⁹ Rostad, "White Sulphur Springs," *Montana Magazine*.

¹⁰ *The Meagher County News*, 10 Nov 1983, 94th year #45, White Sulphur Springs, Montana

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Since the 1950s, White Sulphur Springs has progressed slowly, and the Parberry Block East has seen a number of owners and tenants. Bud and Shirley Watson Fogland purchased the clothing business from the Dempseys in 1967. Kenneth and Evelyn Hiltens bought the business from the Foglands and later purchased the building from Florence McAfee, in 1980.¹¹ The Hiltens sold the business and building to their nephew, Jackie Shinabaryer and his wife Ronda in 1996. They split the building into two lots selling the clothing side to Catherine and Roy Rach and the western side to Andria Martin in 1999 and 2002 respectively. In 2007 Bricks&Brains, LLC purchased both sides of the building ending the clothing store's continuous operation of the eastern side of the building.

When it was constructed in 1891, the Parberry Block East was important to the early community planning and development of White Sulphur Springs as envisioned by one of the town founders, William Parberry. In the building, enduring businesses and services were maintained, whose fortunes were closely tied to the commercial trends of the locality. Parberry Block East has been a significant and substantial building in the town, and conveys these historic associations accurately. For these reasons, it is eligible for listing in the National Register under Criterion A.

Architectural Significance

Parberry Block East gains additional significance under Criterion C, as an important example of Western Commercial adaptations of the Romanesque Revival architecture in White Sulphur Springs. It is a well-executed example of the Western Commercial style in two-part commercial block form. The building also retains Romanesque Revival elements, such as round arches, pilasters, a pedimented central bay, and pressed metal details.

The building is a largely unaltered example of early twentieth century commercial architecture, known generically as the Business Block. The building can be further described as a two-part commercial block. Though the stylistic influences of the building are largely uniform, subtle differences indicate a separate function between the first and second story. The large windows across the first story are clearly associated with the public commercial space, and create an inviting atmosphere for the customers and ample display space. The ornate second story windows display round arches. They are large enough to provide ample light to the space, and create a pleasant working atmosphere for the office tenants.

The builders of the Parberry Block East, particularly town founder William Parberry, understood that substantial masonry construction furthered an impression of stability and permanence. Brick and stone construction is inherently more expensive than log or frame buildings, and requires laborers skilled in their craft. Like other commercial blocks in growing towns throughout Montana and the West, the brick buildings on Main Street invited visitors to patronize their business and consider staying in the community.

Overall, the building displays standard Western Commercial style elements, in that it is simple in form and is not ornate. Detailing is limited to the pressed metal capitals and pediment, decorative brickwork, sandstone coursing, and round arches. Its two-part form, with retail space below and office space above followed a building style common to Main Street construction throughout the West. The detailed Romanesque Revival elements are most prominent at the second story and cornice.

¹¹ *The Meagher County News*, 10 Nov 1983, 94th year #45, White Sulphur Springs, Montana

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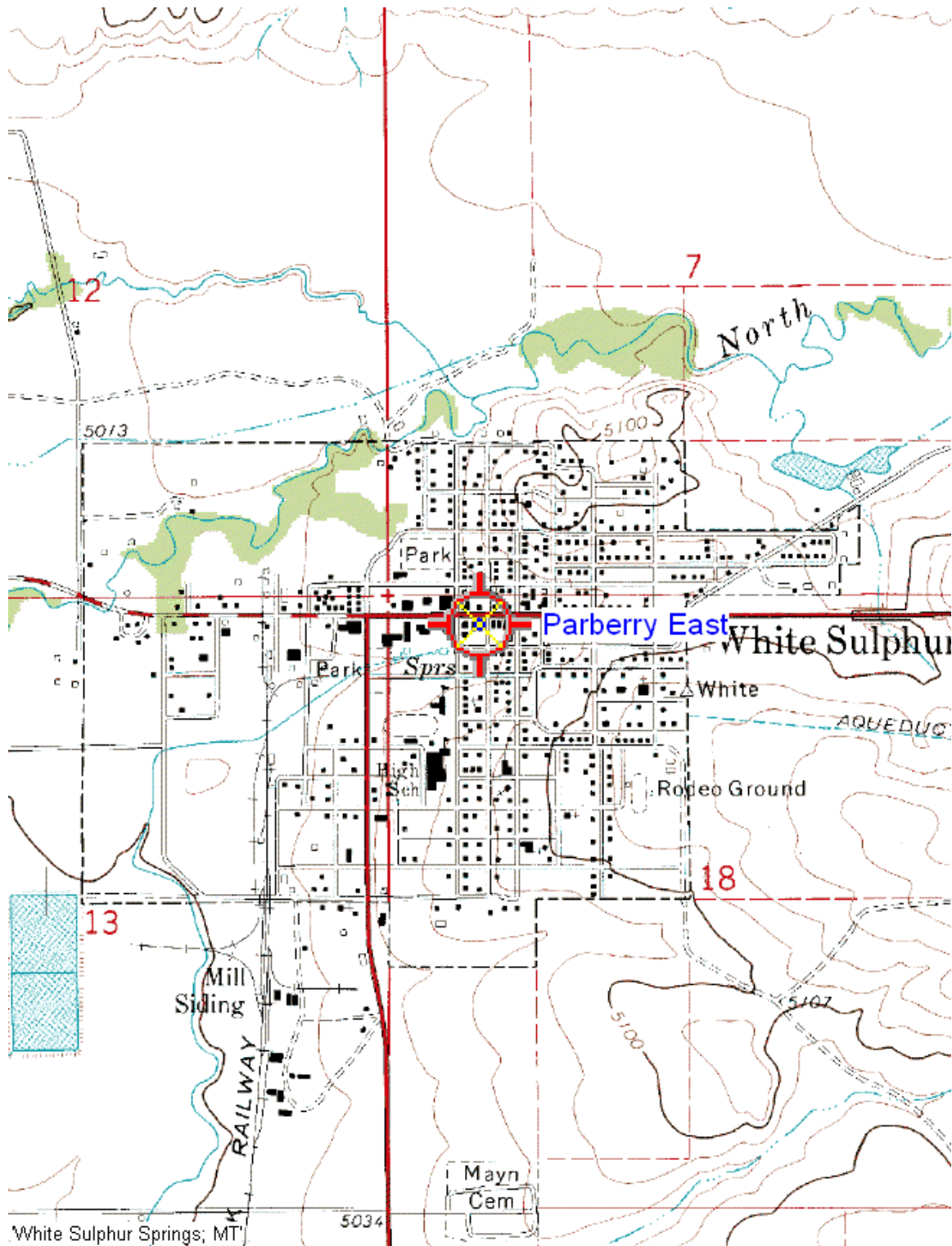
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Site Maps -- USGS



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Aerial photo of “Parberry East” site, from Montana’s Natural Resource Information System



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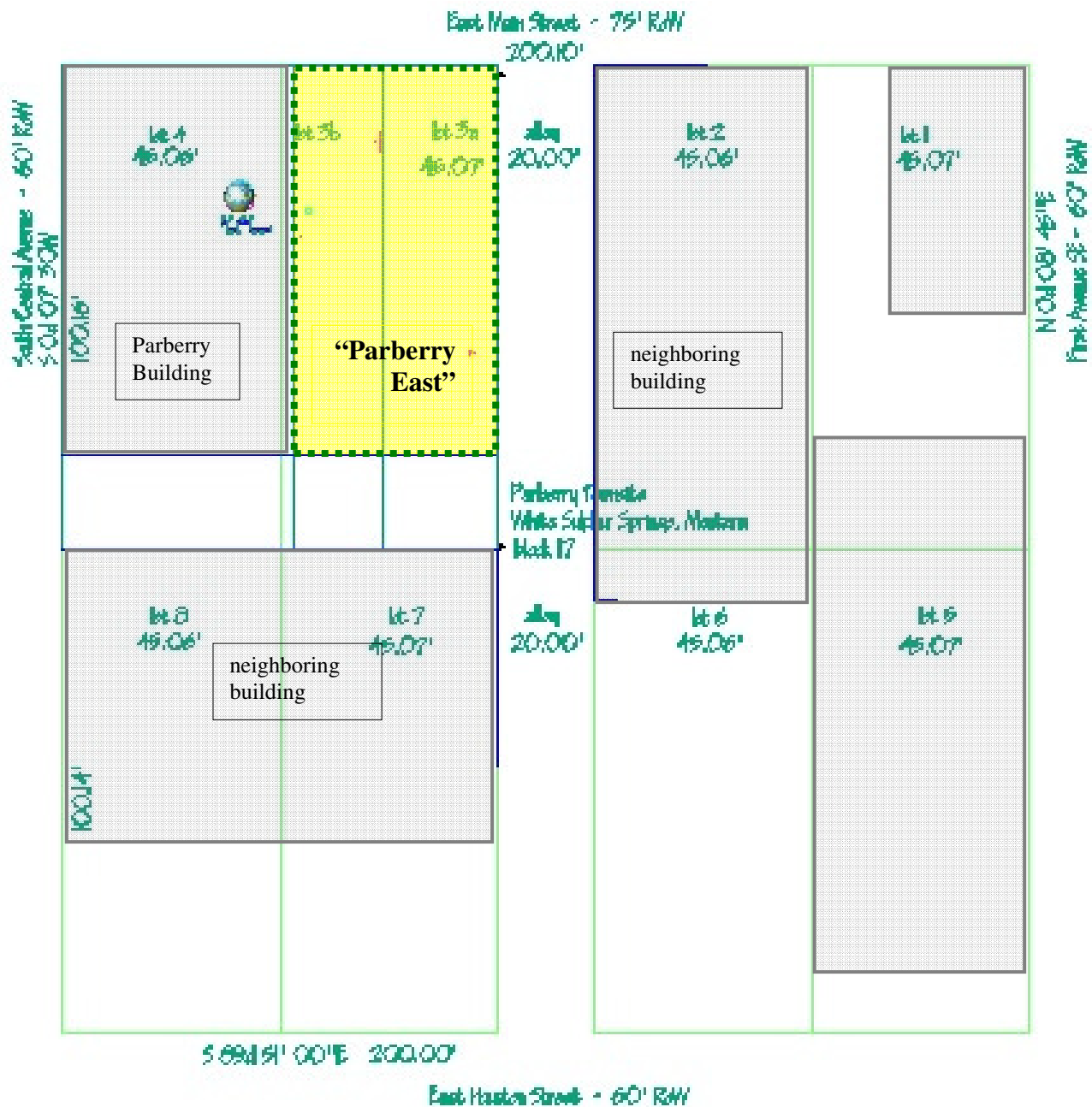
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Plat plan for “Parberry East”



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Parberry East

North Façade - 2007

by Rich Noonan, Crazy Mountain LineWorks

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Parberry East North and East Façades - 2007
by Rich Noonan, Crazy Mountain LineWorks

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Parberry East South Façade - 2007

by Rich Noonan, Crazy Mountain LineWorks



Parberry East and Parberry Building - 2007

by Rich Noonan, Crazy Mountain LineWorks



East edge of Parberry Building without Parberry East
South Façade - c.1887

fFrom



Dr William Parberry

[Progressive Men of the State of Montana](#)
A W. Bowen & Co, Chicago, Illinois, 1902;pp 1176-1178

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View overlooking southwest portion of White Sulphur Springs in the 1890's during "building boom." Center—J. O. Hussey Lumber Shop, operated by nephews Lou and Dave Penwell. Right center—J. E. Hall's boarding house (today Odell Rader's Springs Hotel). Postoffice in 1898 was on Second Street (now First Avenue SE) in the post office was N.B. Smith's office building (right hand border building in later years. Directly across from Hotel visible in left background and at left border, James Brewer's Livery and headquarters for Neihart stage. (Notice "cigars" on sign at back of bank building, likely McGinnis drug store mentioned in another picture. Band stand in Springs Square destroyed by wind in 1902. Sign inside fence undecipherable.)

Parberry East South Façade [rear] - early 1890s

by Meagher County Historical Society; [Meagher County An Early-Day Pictorial History 1867-1967](#), 1967 1968; The Meagher County News White Sulphur Springs

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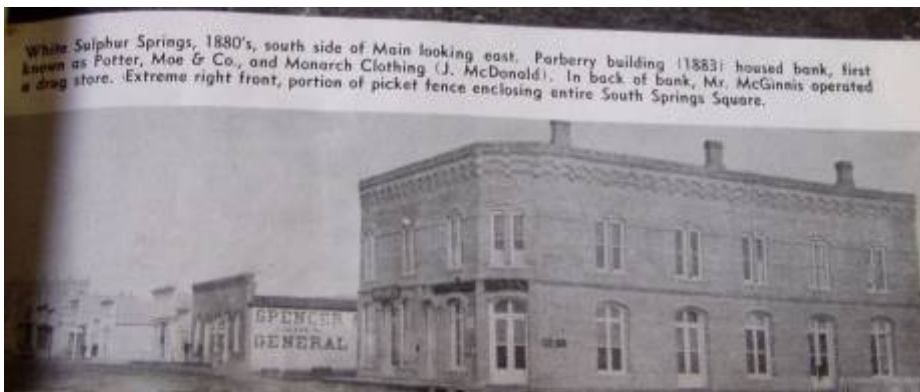
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East edge of Parberry East northeast Façade - c.1900

fFrom [by Meagher County Historical Society; Meagher County An Early-Day Pictorial History 1867-1967](#), 1967 1968; The Meagher County News White Sulphur Springs



Parberry Building northwest Façade - pre.1891

From [by Meagher County Historical Society; Meagher County An Early-Day Pictorial History 1867-1967](#), 1967 1968; The Meagher County News White Sulphur Springs